

# Unique Features of the *Design for Life Montgomery* Program

**Design for Life Montgomery** is the first voluntary certification program in Maryland for Visit-Ability and Live-Ability in single family attached and detached homes located in Montgomery County. Its guidelines apply to both new construction and renovation of existing homes\*.

- Voluntary: Follows National Association of Homebuilder's guidelines that support voluntary programs.
- Targets new construction and renovation of existing homes\*
- Administered by the County as part of the regular permitting process, not a special process.
- ✓ A checkbox for review and certification is on the standard application for permit.
- ✓ There are no additional permitting costs beyond the standard fees.
- County Council Zoning Text Amendment provides by right the use of setback areas for access as an element of the full program.

\* Please note: Homes built before the program was initiated can apply to Permitting Services for an Alteration Permit, for a minimal fee, and the home will be inspected by permitting staff for meeting the program requirements, and the owner will be issued a certificate for meeting the standards.

## ENDORSED BY

League of Women Voters of Montgomery County, MD

Montgomery County Civic Federation

Maryland-National Capital  
Building Industry Association

Greater Capital Area Association of Realtors

Housing Opportunities Commission

Montgomery County Commission on Aging

Montgomery County Commission on  
People with Disabilities\*

Montgomery County Department of  
Housing and Community Affairs

Montgomery County Department of  
Health and Human Services

Montgomery County Office of Human Rights

\*Founding Organization

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[www.montgomerycountymd.gov/permittingservices](http://www.montgomerycountymd.gov/permittingservices)

Click on Permitting/Building Construction

Alternative formats of this document  
are available upon request.

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**A Program of Montgomery County  
and Maryland-National Capital  
Building Industry Association**

***Build or Renovate Your Home...***  
***...for all ages and stages of life***



## **Design for Life Montgomery**

**Voluntary Certification Program**  
**Visit-Ability and Live-Ability**  
Single Family  
Attached & Detached Homes

***Building Today's Homes for  
Montgomery County's Future***

# Design for Life Montgomery...

Guidelines for visit-ability and live-ability incorporate design features such as a no step entrance, making it easier and safer to bring in a baby stroller, move in large furniture, accommodate a person living with a temporary or permanent disability, accommodate friends or relatives who have mobility limitations, and ultimately will help people age in place.

## Level One: Visit-Ability

A Visit-Able home has three basic design elements...

1. At least one no-step entry located at the front door, back door, side door (any door), deck or through the garage connected to an accessible route to a place to visit on that level.
2. 32 inch or 2' x 10" nominal clear width interior doors.
3. A useable powder room or bathroom.



Photo courtesy of Winchester Homes®

Clarksburg Model Home

## Level Two: Live-Ability

A Live-Able home has...

- The three basic design features of a Visit-Able home plus,
- At least one bedroom, full bath, and kitchen with a circulation path that connects the rooms to an accessible entrance.



Photo Courtesy of www.EYA.com

The Brownstones at Park Potomac  
Garage with Lift to Elevator to All Floors

### Alternative Design:

Nothing in these requirements prevents the use of designs, products, or technologies, such as an elevator or a lift, as alternatives to those prescribed provided they result in substantially equivalent or greater accessibility and usability.



Photo Courtesy of www.DisabilityGuide.org

Single Family Home in Boyds

**Whether you are a first time home-buyer, young family, career professional, active adult, or person living with a temporary or permanent disability, your home will be enhanced by these design features which will meet your needs throughout your life.**



Photo Courtesy of Jackie Simon

Single Family Home Renovation in Montgomery Village